

IN RE: PETITION FOR ZONING VARIANCE  
N/S Harold Road, 551.91' E  
of the c/l of Church Road  
(7848 Harold Road)  
12th Election District  
7th Councilmanic District  
Terrence A. Layton, et ux  
Petitioners

\* BEFORE THE  
\* ZONING COMMISSIONER  
\* OF BALTIMORE COUNTY  
\* Case No. 91-236-A

#### FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioners herein request a variance to permit an existing above-ground swimming pool to be located 5 inches from the side property line in lieu of the minimum required 30 inches and to permit an existing shed to be located 13.7 feet from the centerline of an alley in lieu of the minimum required 15 feet and 7 inches from the side property line in lieu of the minimum required 30 inches, all as more particularly described on Petitioner's Exhibit 1.

The Petitioners appeared and testified. Appearing as Protestants in the matter were Helen Pennepacker and her daughter.

Testimony indicated that the subject property, known as 7848 Harold Road, consists of .0442 acres more or less zoned D.R. 10.5 and is improved with a single-family inside group townhome with attached deck, a 12' diameter swimming pool and an 8' x 10' shed. Petitioners constructed the pool in May, 1990 and the shed the following October. Testimony indicated that due to the narrow width of the property and existing sidewalk running along the west side of the property, Petitioners were limited on choice of location for the subject structures as indicated on Petitioner's Exhibit 1. Petitioners testified that their son is asthmatic and that swimming is an excellent form of therapy for such condition. Petitioners further testified that the subject shed was placed 7 inches from the prop-

erty line in lieu of the required 30 inches to avoid placing it "too close" to the swimming pool.

Helen Pennepacker testified she lives on the adjoining property at 7850 Harold Road. She indicated that the subject pool is so close to the property line that when it is in use, she cannot use that portion of her property adjacent to the pool (see Protestant's Exhibit 1). She also testified that she is concerned for the safety of her granddaughter whom she babysits. She indicated that the pool is so close to the chain link fence dividing the properties, that should her granddaughter climb the fence, she could very easily fall into the pool. Ms. Pennepacker's daughter testified and essentially concurred with her mother's testimony.

An area variance may be granted where strict application of the zoning regulations would cause practical difficulty to the Petitioner and his property. McLean v. Soley, 270 Md. 208 (1973). To prove practical difficulty for an area variance, the Petitioner must meet the following:

- 1) whether strict compliance with requirement would unreasonably prevent the use of the property for a permitted purpose or render conformance unnecessarily burdensome;
- 2) whether the grant would do substantial injustice to applicant as well as other property owners in the district or whether a lesser relaxation than that applied for would give substantial relief; and
- 3) whether relief can be granted in such fashion that the spirit of the ordinance will be observed and public safety and welfare secured.

Anderson v. Bd. of Appeals, Town of Chesapeake Beach, 22 Md. App. 28 (1974).

The case law in Maryland is clear that a Petitioner may not shift a hardship from himself to an adjoining neighbor pursuant to a Petition for Variance. The rear yards in this community are relatively small.

Petitioners have placed the subject pool exceedingly close to the property line. While the pool is in use, it appears that it would be practically impossible for the Protestants to utilize that portion of their yard adjacent to the subject property for such common uses as a barbecue, hanging laundry, etc., without running the substantial risk of getting splashed. Therefore, although the requested variance relief will be granted, said relief will be conditioned upon compliance with the restrictions noted at the conclusion of this opinion. Should the conditions contained therein relative to the pool not be met, the pool must be removed. Further, the present pool may not be replaced with one of equal or larger size.

After due consideration of the testimony and evidence presented, it is clear that practical difficulty or unreasonable hardship would result if the variances are not granted. However, inasmuch as the Petitioners' hardship was self-created, in the opinion of the Zoning Commissioner, if Petitioners do not meet the conditions at the conclusion of this Order, the requested variances will be detrimental to the public health, safety and general welfare of the community.

Pursuant to the advertisement, posting of the property, and public hearing on this Petition held, and for the reasons given above, the variance requested should be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County this 5th day of April, 1991 that the Petition for Zoning Variance to permit an existing above-ground swimming pool to be located 5 inches from the side property line in lieu of the minimum required 30 inches and to permit an existing shed to be located 13.7 feet from the centerline of an alley way in lieu of the minimum required 15 feet and 7 inches from the side property line in lieu of the minimum required 30 inches, in accordance

with Petitioner's Exhibit 1, be and is hereby GRANTED, subject, however, to the following restrictions which are conditions precedent to the relief granted:

- 1) The Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.
- 2) The Petitioners shall construct a 6-foot high board-on-board, freestanding wooden privacy fence between the existing chain link fence and the subject pool. Said fence shall run along the property line which separates the Petitioners' property from the property known as 7850 Harold Road and shall run from a point parallel to the rear of Petitioners' deck to a point at least 6 feet beyond the subject pool approaching the alleyway. Said privacy fence shall not be connected in any manner to the pool, or to any part of the existing chain link fence separating the subject two properties. Said fence must be completed on or before June 22, 1991 at which time Petitioners shall contact the Zoning Enforcement Division of this Office at 987-1351 to arrange for a zoning inspector to examine the fence for compliance with this Order.
- 3) Petitioners shall be responsible for the periodic maintenance of said privacy fence.
- 4) The relief granted herein for the swimming pool is limited to the existing structure. Petitioners shall not replace the present pool with one of equal or larger size.

IT IS FURTHER ORDERED that the variance relief granted herein pertaining to the subject pool shall terminate upon removal of said pool from Petitioners' property, pursuant to this Order, without a new public hearing in which a contrary ruling by the Zoning Commissioner or his/her Deputy is rendered.

J. Robert Haines  
Zoning Commissioner  
for Baltimore County

JRH:bjs

ORDER RECEIVED FOR FILING  
Date 4/5/91  
By [Signature]

ORDER RECEIVED FOR FILING  
Date 4/5/91  
By [Signature]

ORDER RECEIVED FOR FILING  
Date 4/5/91  
By [Signature]

ORDER RECEIVED FOR FILING  
Date 4/5/91  
By [Signature]

Baltimore County Government  
Zoning Commissioner  
Office of Planning and Zoning

111 West Chesapeake Avenue  
Towson, MD 21201

887-3353

April 5, 1991

Mr. & Mrs. Terrence A. Layton  
7848 Harold Road  
Baltimore, Maryland 21222

RE: PETITION FOR ZONING VARIANCE  
N/S Harold Road, 551.91' E of the c/l of Church Road  
(7848 Harold Road)  
12th Election District - 7th Councilmanic District  
Terrence A. Layton, et ux - Petitioners  
Case No. 91-236-A

Dear Mr. & Mrs. Layton:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Zoning Variance has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact Ms. Charlotte Radcliffe at 887-3391.

Very truly yours,

J. Robert Haines  
Zoning Commissioner  
for Baltimore County

JRH:bjs

cc: Ms. Helen Pennepacker  
7850 Harold Road, Baltimore, Md. 21222

People's Counsel

File

### PETITION FOR ZONING VARIANCE 91-236-A

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section 400.1 & 400.2 To allow an above ground pool to be 5 inches from property line in lieu of 30 inches AND to allow a shed to be 13 feet from the centerline of alley and 7 inches in lieu of 30 inches from the property line.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (Indicate hardship or practical difficulty)

1. Family has 12' diameter pool 36" height and seek a variance to permit a 5" set back in lieu of the required 30".
2. Son has asthma and the Asthma Society states that swimming is therapeutic and will benefit asthma sufferers.
3. The family needs to use the back yard for recreational purposes.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law For Baltimore County.

I/We do solemnly declare and affirm that we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser:	Legal Owner(s):
(Type or Print Name)	Terrence A. Layton
Signature	(Signature)
Address	Janet C. Layton
City and State	(Type or Print Name)
Attorney for Petitioner:	7848 Harold Road
(Type or Print Name)	Address
Signature	Baltimore, MD
Address	City and State
City and State	Name, address and phone number of legal owner, contract purchaser or representative to be contacted
Attorney's Telephone No.:	Same as above
	Name
	Address
	Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this 3 day of April, 1991, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 108, County Office Building in Towson, Baltimore County, on the 17 day of April, 1991, at 2 o'clock P.M.

ESTIMATED LENGTH OF HEARING 1/2 HR. + 15 MIN. AVAILABLE FOR HEARING MON./TUES./WED. + NEXT TWO MONTHS ALL REVISED BY: [Signature] DATE 12-14-90

SWIMMING POOL IS A PERMITTED PURPOSE, NEED TO USE YARD FOR RECREATIONAL PURPOSE.

THE POOL IS 12' WIDE AND YARD FENCE TO FENCE IS 18', HOWEVER TO AVOID BLOCKING CEMENT WALK, THE POOL IS IMMEDIATELY ADJACENT TO THE CEMENT WALK THEREBY ALLOWING APPROXIMATELY 5' DISTANCE FROM THE SIDE FENCE INSTEAD OF THE REQUIRED 30".

THE REQUESTED RELIEF CAN BE GRANTED AND PUBLIC SAFETY & WELFARE WILL BE SECURED.

#### ZONING DESCRIPTION

BEGINNING AT A POINT ON THE NORTH SIDE OF HAROLD ROAD WHICH IS 60 FEET WIDE AT THE DISTANCE OF 551.91 FEET EAST OF THE CENTERLINE OF THE NEAREST INTERSECTING STREET, CHURCH ROAD WHICH IS 60 FEET WIDE. BEING LOT #31, BLOCK B, SECTION 5 OF PLAT No. 4 IN THE SUBDIVISION OF EASTFIELD AS RECORDED IN BALTIMORE COUNTY PLOT BOOK GLE No. 24, FOLIO #69 CONTAINING 1926 SQUARE FEET, MORE OR LESS. ALSO KNOWN AS 7848 HAROLD ROAD, BALTIMORE COUNTY AND LOCATED IN THE 12TH ELECTION DISTRICT.

### CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY  
Towson, Maryland

District 12th  
Posted for: Variance  
Petitioner: Terrence A. Layton, et ux  
Location of property: N/S Harold Rd, NW NW Harold Rd  
Location of Sign: Facing Harold Rd, across 10 ft. driveway  
Remarks: [Signature]  
Posted by: [Signature]  
Number of Signs: 1  
Date of Posting: 4/4/91  
Date of return: 4/11/91

### CERTIFICATE OF PUBLICATION

TOWSON, MD., 221, 1991

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 2-14-91.

THE JEFFERSONIAN,

S. Zeke [Signature]  
Publisher

\$ 35.18

#### NOTICE OF HEARING

The Zoning Department of Baltimore County, by authority of the Zoning Law and Regulations of Baltimore County will hold a public hearing on the proposed Variance from Section 400.1 & 400.2 of the Zoning Regulations of Baltimore County, Case No. 91-236-A, at 2 o'clock P.M. on Monday, April 17, 1991, at the County Office Building, 108 West Chesapeake Avenue, Towson, Maryland 21201.

Variance to allow an above-ground pool to be 5 inches from property line in lieu of 30 inches and to allow a shed to be 13 feet from the centerline of alley and 7 inches in lieu of 30 inches from the property line.

A. ROBERT HAINES  
Zoning Commissioner of Baltimore County  
2008 Feb. 14



# CERTIFICATE OF PUBLICATION

Baltimore County Government  
Zoning Commissioner  
Office of Planning and Zoning  
111 West Chesapeake Avenue  
Towson, Maryland 21204  
887-3353

## OFFICE OF Dundalk Eagle

4 N. Center Place  
P.O. Box 8936  
Dundalk, Md. 21222

February 14, 1991

THIS IS TO CERTIFY, that the annexed advertisement of Baltimore County Zoning Office - Case #91-236-A - Notice of Hearing - P.O. #0110347 - Reg. #M50224 - 61 lines @ \$30.50 was inserted in **The Dundalk Eagle** a weekly newspaper published in Baltimore County, Maryland, once a week for One successive weeks before the 15th day of February 1991; that is to say, the same was inserted in the issues of February 14, 1991.

Kimbel Publication, Inc.  
per Publisher.

By *Kimbel Belke*

Baltimore County  
Zoning Commissioner  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204

Account: R-001-6150  
Number

receipt

Date

243.  
91-236-A

Please Make Checks Payable To: Baltimore County

Cashier Validation

Baltimore County  
Zoning Commissioner  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204

Account: R-001-6150  
Number

receipt

Date

91-236

Please Make Checks Payable To: Baltimore County

Cashier Validation

Baltimore County Government  
Zoning Commissioner  
Office of Planning and Zoning

111 West Chesapeake Avenue  
Towson, MD 21204

887-3353

DATE: 2/24/91

Terrence A. and Janet C. Layton 7848 Harold Road Baltimore, Maryland 21222

RE:

Case Number: 91-236-A  
420' RM of c/l Lynch Road  
7848 Harold Road  
12th Election District - 7th Councilmanic  
Petitioner(s): Terrence A. Layton, et ux  
HEARING: THURSDAY, MARCH 14, 1991 at 2:00 p.m.

Dear Petitioner(s):

Please be advised that \$ 90.68 is due for advertising and posting of the above captioned property.

THIS FEE MUST BE PAID AND THE ZONING SIGN & POST SET(S) RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT BE ISSUED. DO NOT REMOVE THE SIGN & POST SET(S) FROM THE PROPERTY UNTIL THE DAY OF THE HEARING.

Please make your check payable to Baltimore County, Maryland. Bring the check and the sign & post set(s) to the Zoning Office, County Office Building, 111 W. Chesapeake Avenue, Room 113, Towson, Maryland fifteen (15) minutes before your hearing is scheduled to begin.

*J. Robert Haines*

J. ROBERT HAINES  
ZONING COMMISSIONER  
BALTIMORE COUNTY, MARYLAND

Baltimore County Government  
Zoning Commissioner  
Office of Planning and Zoning

111 West Chesapeake Avenue  
Towson, MD 21204

887-3353

January 30, 1991

NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing on the property identified herein in Room 106 of the County Office Building, located at 111 W. Chesapeake Avenue in Towson, Maryland 21204 as follows:

Case Number: 91-236-A  
420' RM of c/l Lynch Road  
7848 Harold Road  
12th Election District - 7th Councilmanic  
Petitioner(s): Terrence A. Layton, et ux  
HEARING: THURSDAY, MARCH 14, 1991 at 2:00 p.m.

Variance to allow an above-ground pool to be 5 inches from property line in lieu of 30 inches; and to allow a shed to be 13 feet from the centerline of alley and 7 inches in lieu of 30 inches from the property line.

*J. Robert Haines*

J. ROBERT HAINES  
ZONING COMMISSIONER  
BALTIMORE COUNTY

cc: Terrence A. Layton, et ux

Baltimore County  
Zoning Commissioner  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204

Account: R-001-6150  
Number

receipt

Date

12/14/90

PUBLIC HEARING FEES

010 - ZONING VARIANCE (VRL)

LAST NAME OF OWNER: LAYTON

QTY PRICE  
1 X \$35.00  
TOTAL: \$35.00

Please Make Checks Payable To: Baltimore County

Cashier Validation

Baltimore County Government  
Zoning Commissioner  
Office of Planning and Zoning

111 West Chesapeake Avenue  
Towson, MD 21204

887-3353

February 25, 1991

Mr. & Mrs. Terrence A. Layton  
7848 Harold Road  
Baltimore, MD 21222

RE: Item No. 243, Case No. 91-236-A  
Petitioner: Terrence A. Layton, et ux  
Petition for Zoning Variance

Dear Mr. & Mrs. Layton:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

IT WOULD BE APPRECIATED IF YOU WOULD RETURN YOUR WRITTEN COMMENTS TO MY OFFICE, ATTENTION JULIE WINIARSKI. IF YOU HAVE ANY QUESTIONS REGARDING THIS, PLEASE CONTACT HER AT 887-3391.

Very truly yours,

*James E. Dyer*

JAMES E. DYER  
Chairman  
Zoning Plans Advisory Committee

JED:jw

Enclosures

Baltimore County Government  
Zoning Commissioner  
Office of Planning and Zoning

111 West Chesapeake Avenue  
Towson, MD 21204

887-3353

Your petition has been received and accepted for filing this 3rd day of January, 1990.

*J. Robert Haines*

J. ROBERT HAINES  
ZONING COMMISSIONER

Received By:

*James E. Dyer*  
Chairman,  
Zoning Plans Advisory Committee

Petitioner: Terrence A. Layton, et ux

Petitioner's Attorney:

## BALTIMORE COUNTY, MARYLAND INTER-OFFICE CORRESPONDENCE

TO: J. Robert Haines  
Zoning Commissioner

DATE: January 17, 1991

FROM: Pat Keller, Deputy Director  
Office of Planning and Zoning

SUBJECT: William Peter Hoewinski, Item No. 251  
Charles D. Mross, Item No. 253  
Herbert M. Arenberg, Item No. 256  
Henry John Voelker, Jr., Item No. 259  
Macintosh-I Limited Partnership, Item No. 234  
Sean Kevin McFaul, Item No. 235  
Samuel R. Holcomb, Item No. 237  
Peter E. Daley, Item No. 238  
Terrence A. Layton, Item No. 243

In reference to the above-referenced cases, staff offers no comment.

If there should be any further questions or if this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 887-3211.

PK/JL/cmm

MULTIITE.MS/ZAC1

received  
1/17/91

Baltimore County Government  
Department of Public Works  
Bureau of Traffic Engineering

401 Bosley Avenue Suite 405  
Towson, MD 21204

887-3554  
Fax 887-5784

January 11, 1991

Mr. J. Robert Haines  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

Dear Mr. Haines:

The Bureau of Traffic Engineering has no comments for items number 222, 234, 235, 237, 238, 240, 242, and 243.

Very truly yours,  
*Rahee J. Famili*  
Rahee J. Famili  
Traffic Engineer II

RJF/lvd

received  
1/17/91

Baltimore County  
Fire Department  
700 East Joppa Road, Suite 901  
Towson, Maryland 21294-5500  
(301) 887-4500

Paul H. Reincke  
Chief

DECEMBER 26, 1990



Dennis F. Rasmussen  
County Executive

J. Robert Haines  
Zoning Commissioner  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, MD 21204

RE: Property Owner: TERRENCE A. LAYTON  
Location: #7848 HAROLD ROAD  
Item No.: 243 Zoning Agenda: JANUARY 2, 1991

Gentlemen:  
Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.  
7. The Fire Prevention Bureau has no comments at this time.

REVIEWER: C. J. [Signature] 12-22-90  
Planning Group  
Special Inspection Division  
Noted and Approved: [Signature]  
Fire Prevention Bureau

JK/KEK

received  
12-23-90

# BALTIMORE COUNTY, MARYLAND INTEROFFICE CORRESPONDENCE

TO: Zoning Advisory Committee DATE: December 31, 1990  
FROM: Robert M. Pauling, P.E.  
RE: Zoning Advisory Committee Meeting  
for January 2, 1991

The Development Engineering Division has reviewed the subject zoning items and we have no comments for Items 229 revised, 233, 234, 235, 236, 237, 238, 239, 240, 241 and 242.

For Items 243 and 244, the previous County Review Group comments are applicable.

Robert M. Pauling  
ROBERT M. PAULING, P.E., Chief  
Development Engineering Division

EMP: [Signature]

received  
1/8/91

ZONING ENFORCEMENT SECTION



243 91-236A  
TELEPHONE: 887-3351

\*\*\*\*\* CORRECTION NOTICE FOR ALLEGED ZONING VIOLATION \*\*\*\*\*

CASE NUMBER C- 91-417 ELECTION DISTRICT: 12  
LOCATION: 7848 HAROLD RD BALTO MD 21222  
TERRENCE A. AND JANE C LAYTON

PLEASE BE ADVISED THAT AN INSPECTION OF THE ABOVE REFERENCED LOCATION REVEALED:  
☐ THERE WAS NO VIOLATION OBSERVED AND THE CASE WILL BE CLOSED.  
☒ THERE IS AN APPARENT VIOLATION AND THE FOLLOWING CORRECTION IS REQUIRED:

Move THE ACCESSORY STRUCTURE (POOL) 2 1/2 FEET  
FROM THE PROPERTY LINE ON FIRE FOR A VARIANCE  
IN ROOM 113 OF THE County Office Bldg in  
Towson

Any Questions - Call 887-8091

FAILURE TO COMPLY BY OCT 27, 1990, WILL RESULT IN THE ISSUANCE OF A CITATION WHEREIN YOU ARE SUBJECT TO A CIVIL PENALTY OF \$200.00 FOR EACH VIOLATION, AND EACH DAY SHALL BE CONSIDERED A SEPARATE VIOLATION (CIVIL PENALTY BILL #132-85).

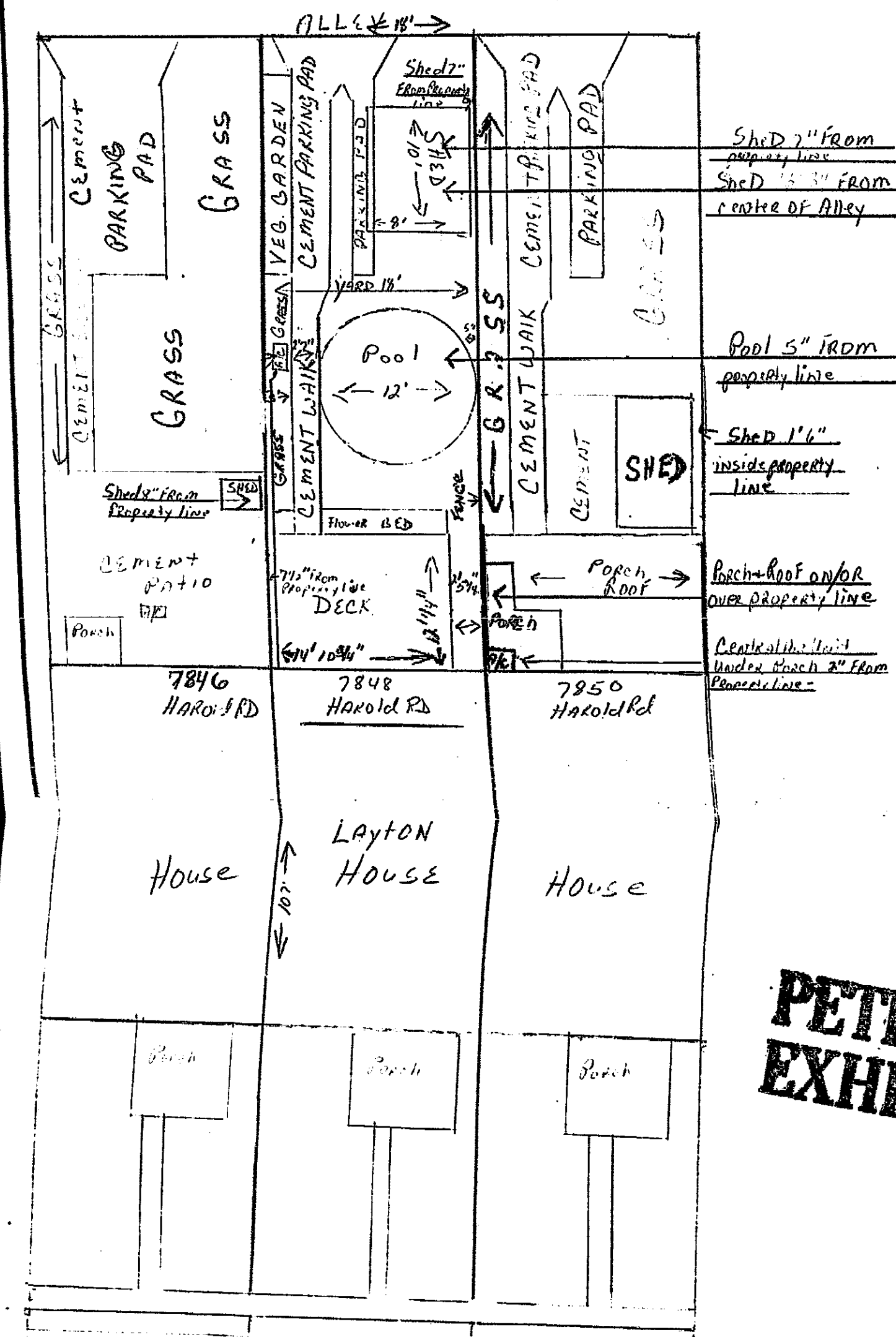
☐ COMPLIANCE HAS BEEN ATTAINED AND THE CASE WILL BE CLOSED.

INSPECTOR: Craig Mathew DATE: 9/27/90  
COPIES: WHITE - Defendant Original PINK - File  
GREEN - Defendant Duplicate GOLD - Inspection Report  
YELLOW - Complainant

## Plat to accompany Petition for Zoning Variance Special Hearing

PROPERTY ADDRESS: 7848 HAROLD ROAD  
Subdivision name: E. DIST F1813  
plat book: 12, lot # 31, section # 5 OWNER: Terrence & Janet Layton

see pages 5 & 6 of the CHECKLIST for additional required information



North  
Scale: 1"=100'

### LOCATION INFORMATION

Councilman District: 7  
Election District: 12  
1"-200' scale map: SE, 3-F  
Zoning: DR-10.5  
Lot size: 0.0442 1926  
acreage square feet  
Sewer: ☒ ☐  
Water: ☒ ☐  
Chesapeake Bay Critical Area: ☐ ☒  
Prior Zoning Hearings: No  
Zoning Office USE ONLY!  
reviewed by: ITEM #: CASE #:  
510 243 91-236A

PETITIONER'S  
EXHIBIT 1

EASTFIELD/STANBROOK CIVIC ASSOCIATION  
2238 Searles Road  
Baltimore, Maryland 21222  
285-4633

March 7, 1991

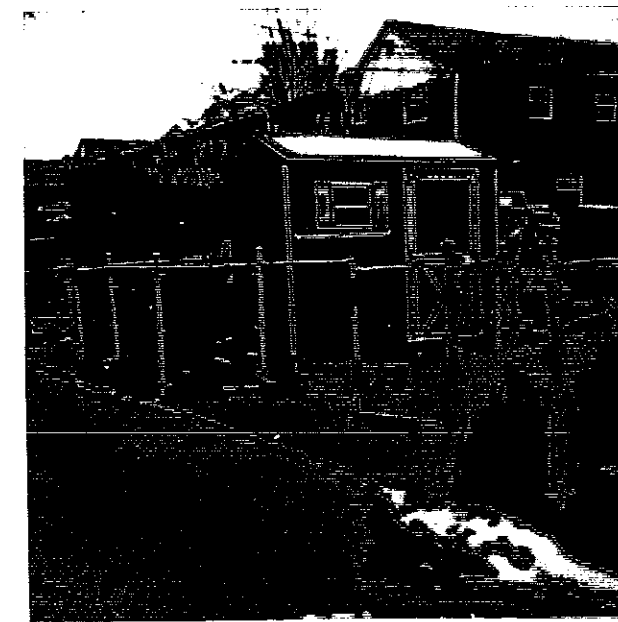
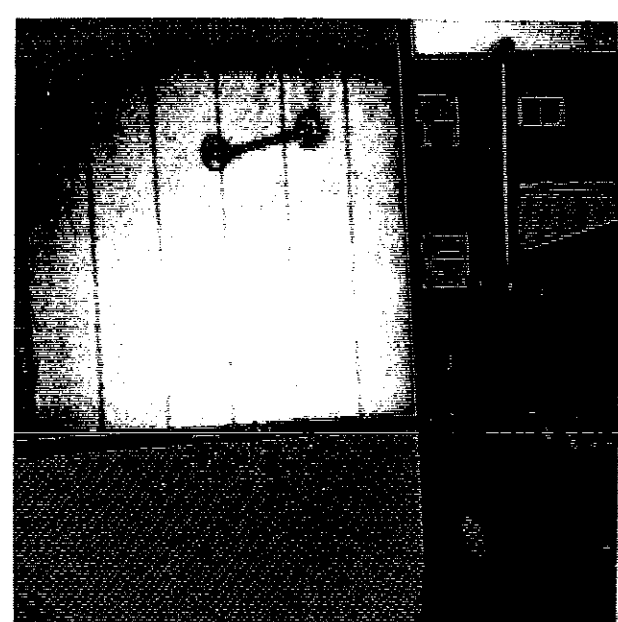
To Whom It May Concern:

The zoning variance case # 710-91-236-A, concerning 7848 Harold Rd., was brought before the general meeting of the Eastfield Stanbrook civic Association on February 25, 1991.  
The membership in attendance at this meeting raised no objections to the zoning variance being requested.

Yours truly,  
Albert W. Weiss  
Albert W. Weiss, president

PETITIONER'S  
EXHIBIT 3  
91-236A

PETITIONER(S) EXHIBIT 4, 91-236A



LAVANUGH B.

91-236A

DAVID B. K. GOLDEN, M.D., F.A.C.P.

Allergy - Immunology - Asthma

Golden Ring Executive Park  
19 Fontana Lane  
Baltimore, MD 21237  
Telephone: 687-3666

McDonough Crossroads  
20 Crossroads Drive  
Owings Mills, MD 21117  
Telephone: 363-6144

2-28-91

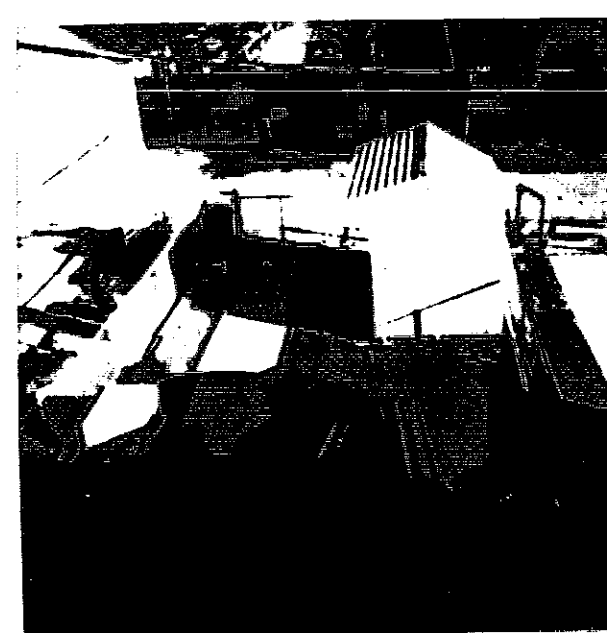
SCOTT LAYTON has been under my care for allergies and asthma. His symptoms are controlled with a program of medication and immunization. I have recommended that regular exercise, especially swimming, is highly beneficial for asthmatic patients to improve stamina and breathing reserve capacity. He should have no difficulty with swimming, especially if he uses his medication beforehand. Thank you

PETITIONER'S  
EXHIBIT 2

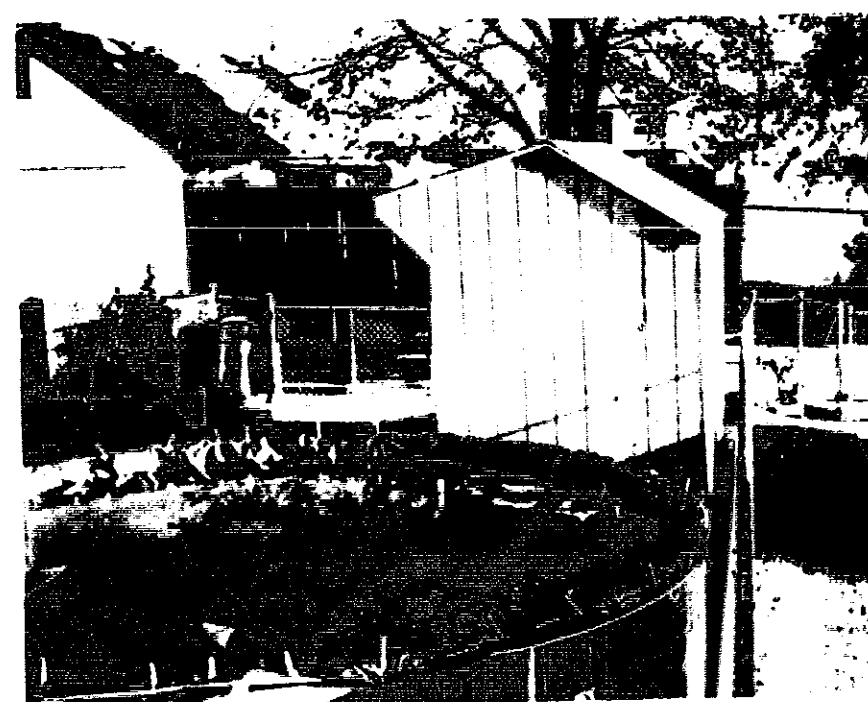
DAVID B. K. GOLDEN  
Baltimore  
Owings A



11 243  
91-235-4



#243  
91-236-A



PROTESTANT(S) EXHIBIT

91-236 A

PETITION

We the undersigned have no objections to Terrence and Janet Layton of 7848 Harold Road, Baltimore, Md 21222 having an above ground pool 5 inches from property line instead of 30 inches and a shed 7 inches from property line instead of 30 inches and 13 feet from center of alley instead of 15 feet.

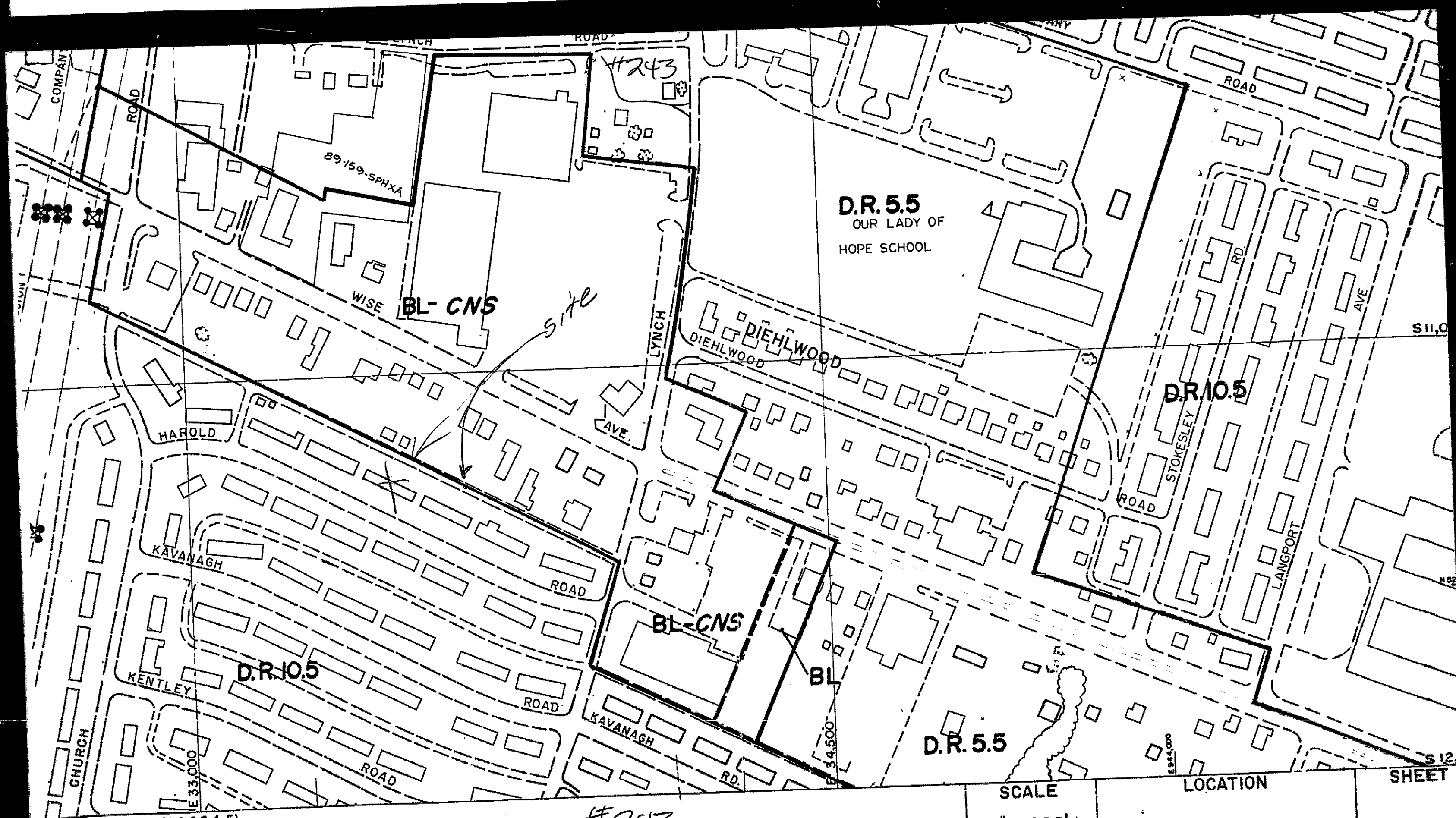
NAME	ADDRESS	DATE
Cynthia Henderson	7827 Harold Rd	3-12-91
Marie Saldauskas	1560 Harold Rd	3-12-91
Indreka Jellum	Harold Rd	3-12-91
Bilga K. Tuzi	2857 Harold Rd	3-12-91
Bill Bourne	7841 Harold Rd	3-12-91

**PETITIONER'S  
EXHIBIT 5**

91-236A

PETITION

We the undersigned have no objections to Terrence and Janet Layton of 7848 Harold Road, Baltimore, Md 21222 having an above ground pool 5 inches from property line instead of 30 inches and a shed 7 inches from property line instead of 30 inches and 13 feet from center of alley instead of 15 feet.

[illegible]

(SHEET 5.E.4-F)

**TIMORE COUNTY  
PLANNING AND ZONING  
AL ZONING MAP**

SCALE  
1" = 200' ±

DATE  
OF  
PHOTOGRAPHY  
JANUARY  
1986

NORTH POINT  
GRAY MANOR

S.E.  
3-F



# MORE COUNTY PLANNING AND ZONING GRAPHIC MAP

#243  
91-236-A

SCALE  
1" = 200' ±

DATE  
OF  
PHOTOGRAPHY  
JANUARY  
1986

NORTH POINT  
GRAY MANOR

S. E.  
3-F